

KENTUCKY REAL ESTATE APPRAISERS BOARD

TYPE OF MEETING

Regular Meeting

DATE AND LOCATION

July 12, 2013 – Board Office

PRESIDING OFFICER

Harold Brantley, Chair

ROLL CALL

Present:

Harold Brantley, Chair
Sam Blackburn, Vice Chair
Dorsey Hall, Board Member
G. Herbert Pritchett, Board Member
Kathy Mayfield, Board Member

Present Also:

Larry Disney, Executive Director
Tom Veit, Executive Assistant
Angie Thomas, Staff Assistant
James Grawe, Board Counsel
Aaron Ament, Board Counsel

Chair, Harold Brantley opened the meeting and welcomed the guest in attendance.

MINUTES

Motion by G. Herbert Pritchett, second by Dorsey Hall and the Board approved the June 12, 2013 minutes. Roll call – Sam Blackburn – Yes; Dorsey Hall – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes.

EDUCATION

Motion by Sam Blackburn, second by Kathy Mayfield and the Board unanimously approved the below listed education courses for FY 2013-2014. Roll call – Sam Blackburn – Yes; Dorsey Hall – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield - Yes.

- A. Appraisal Institute – Hoosier State Chapter
 - A. Liability Issues for Appraisers Performing Litigation & Other Non-Lending Work – 3 hours CE classroom
 - B. Loss Prevention Program for Real Estate Appraisers – 4 hours CE classroom
- B. Appraisal Institute – Renewal Courses – See Attached
- C. Appraisal Institute
 - A. Online Analyzing Operating Expenses – 7 hours CE online
- D. McKissock
 - A. General Appraiser Income Approach – 60 hours QE online
- E. ASFMRA
 - A. ASFMRA 84th Annual Convention – Day 1 – 6 hours CE classroom
 - B. ASFMRA 84th Annual Convention – Day 2 – 3 hours CE classroom
 - C. Rapid Fir Case Studies 2013 – 6 hours CE classroom
- F. Career Webschool – Renewal Courses – See Attached

CERTIFICATION/LICENSURE

A. Approval – Appraisers – Motion by G. Herbert Pritchett, second by Dorsey Hall and the Board voted to approve the following certification list of appraisers. Roll call – Sam Blackburn – Yes; Dorsey Hall – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield - Yes

- (a) Carrissa D. Barnett - Associate
- (b) Alex Carter – Certified General
- (c) Brian Chesser - Associate
- (d) Adam J. Cloern – Certified General
- (e) Shannon Colwell – Certified General
- (f) Walter J. Hoskins - Associate
- (g) Joe F. Hutchinson – Certified Residential (TX)
- (h) Linda S. Lewis – Certified Residential (CO)
- (i) Jimmy W. Nokes – Certified General (TN)
- (j) Tim A. Simpson – Certified General (NY)
- (k) Gary Neal Smith – Certified Residential (IL)
- (l) Dwight L. Stewart, Jr. – Certified General (SC)
- (m) Beth L. Surber – Certified General (OH)
- (n) Michael Terry - Associate

- B. AMC Companies – The Board recognized the newly licensed AMC companies - Motion by Dorsey Hall, second by Sam Blackburn and the Board voted to approve the following certification list of AMC Companies. Roll call – Sam Blackburn – Yes; Dorsey Hall – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes

A. Appraisal Management Services LLC - #125

- C. Shawn Thompson – Integrity Appraisal Management LLC – Motion by Dorsey Hall to table the application until the Board could review. The motion was withdrawn after review of the application by Board Counsel. A motion was made by Sam Blackburn, second by G. Herbert Pritchett and the Board unanimously agreed to approve the application for the AMC. Roll call – Sam Blackburn – Yes; Dorsey Hall – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes

COMPLAINT

- A. The Board reviewed the Case Summary Chart.
- B. Case No. 12-45 – Motion by Dorsey Hall, second by Sam Blackburn and the Board voted unanimously to file a formal complaint and set for a hearing. Roll call – Sam Blackburn – Yes; Dorsey Hall – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes
- C. Case No. 12-54 - Motion by Sam Blackburn, second by Dorsey Hall and the Board voted unanimously to dismiss the case. Roll call – Sam Blackburn – Yes; Dorsey Hall – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes
- D. Case No. 12-57 - Motion by G. Herbert Pritchett, second by Kathy Mayfield and the Board voted unanimously to file a formal complaint and set for a hearing. Roll call – Sam Blackburn – Yes; Dorsey Hall – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes
- E. Case No. 12-58 - Motion by Sam Blackburn, second by Kathy Mayfield and the Board voted unanimously to file a formal complaint and set for a hearing. Roll call – Sam Blackburn – Yes; Dorsey Hall – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes
- F. Case No. 12-48 - Motion by Dorsey Hall, second by Kathy Mayfield and the Board voted unanimously to file a formal complaint and set for a hearing. Roll call – Sam Blackburn – Yes; Dorsey Hall – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes
- G. Case No. 13-07AMC – Recommendation – Motion by Dorsey Hall, second by Sam Blackburn and the Board voted unanimously to file a formal complaint and set for a hearing. Roll call – Sam Blackburn – Yes; Dorsey Hall – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes

- H. Case No. 12-51 – Motion by Sam Blackburn, second by Dorsey Hall and the Board voted unanimously accept staff recommendation of respondent shall complete a 7 hour Report Writing Course by December 31, 2013.. Roll call – Sam Blackburn – Yes; Dorsey Hall – Yes; G. Herbert Pritchett – No; Kathy Mayfield – Yes
- I. Board Hearing Discussions – Larry Disney asked for a status of the following cases and action by the Board of how to proceed:
 - (1) 12-10, 12-11, 12-12, 12-25, 12-26 – Lynn Prichard – Hearing July 30-31, 2013
- J. Matt Miniard – Jim Grawe advised the Board a briefing for his appeal has been scheduled.

MISCELLANEOUS

The Board reviewed and discussed the following information:

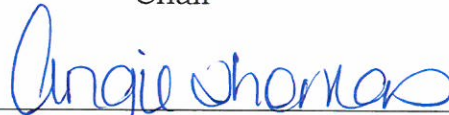
- A. Budget – Budget ending June 2013
- B. Appraisal Subcommittee – Compliance Review – Complimented staff on such a good report from the ASC.
- C. Customary and Reasonable Fees Study done by a Louisiana Business Research Center
- D. Email from Marvin Dever - AMC
- E. Email from David Feather
- F. Email from Marvin Dever concerning regulation change - AMC
- G. Email from Joan Trice concerning Outsourcing
- H. Email from Kevin Hopkins concerning Staff Review
- I. Email from Herb Pritchett
- J. Suggested AMC Rules and Regulations – The Board will discuss proposed changes
- K. August Board Meeting – August 23, 2013 – Somerset – 9:00 a.m.
- L. July 22, 2013 – 1:00 p.m. – Administrative Regulation Hearing
- M. Motion by Sam Blackburn, second by Kathy Mayfield and the Board agreed to have staff obtain cost of all new equipment needed for the office and submit the cost to the Board for review. Roll call – Sam Blackburn – Yes; Dorsey Hall – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes
- N. Online Renewal – The staff will look into the changes required for online renewing.
- O. Regulation Changes – G. Herbert Pritchett made recommendation to change wording and Dorsey Hall made recommendation to leave regulation as already written. Motion by G. Herbert Pritchett, second by Sam Blackburn and the Board unanimously agreed to table until the August Board meeting.
- P. Motion by G. Herbert Pritchett, second by Sam Blackburn and the Board unanimously agreed to approve the Kentucky Attorney General office to provide legal counsel to individual members, staff and contractors for the upcoming

depositions to be held in August. Roll call – Sam Blackburn – Yes; Dorsey Hall – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes

Motion by Sam Blackburn, second by Kathy Mayfield and the Board unanimously agreed to adjourn the meeting.

A handwritten signature in blue ink, appearing to read "Samuel Blackburn".

Chair

A handwritten signature in blue ink, appearing to read "Angie Thomas".

Staff Assistant